

142.0

0001

0014.0

Map

Block

Lot

1 of 1

Residential

CARD

ARLINGTON

APPRaised:

Total Card / Total Parcel

672,200 / 672,200

USE VALUE:

672,200 / 672,200

ASSESSED:

672,200 / 672,200

**PROPERTY LOCATION**

No	Alt No	Direction/Street/City
98		MT. VERNON ST, ARLINGTON

OWNERSHIP		Unit #:
Owner 1:	CARVALHO CHARLES J & LAURA	
Owner 2:		
Owner 3:		

Street 1:	98 MT VERNON ST
Street 2:	

Twn/City:	ARLINGTON
St/Prov:	MA
Postal:	02476

St/Prov:	Cntry:	Own Occ:	Y
Postal:	02476	Type:	

PREVIOUS OWNER

Owner 1:	
Owner 2:	
Street 1:	

Twn/City:	
St/Prov:	Cntry:
Postal:	

NARRATIVE DESCRIPTION

This parcel contains 3,975 Sq. Ft. of land mainly classified as One Family with a Colonial Building built about 1930, having primarily Wood Shingle Exterior and 1392 Square Feet, with 1 Unit, 1 Bath, 0 3/4 Bath, 0 HalfBath, 7 Rooms, and 3 Bdrms.

OTHER ASSESSMENTS

Code	Descrip/No	Amount	Com. Int

PROPERTY FACTORS

Item	Code	Description	%	Item	Code	Description
Z	R1	SINGLE FA	100	water		
o				Sewer		
n				Electri		
Census:				Exempt		
Flood Haz:						
D				Topo	1	Level
s				Street		
t				Gas:		

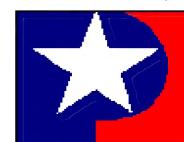
LAND SECTION (First 7 lines only)

Use Code	Description	LUC Fact	No of Units	Depth / PriceUnits	Unit Type	Land Type	LT Factor	Base Value	Unit Price	Adj	Neigh	Neigh Influ	Neigh Mod	Infl 1	%	Infl 2	%	Infl 3	%	Appraised Value	Alt Class	%	Spec Land	J Code	Fact	Use Value	Notes
101	One Family		3975		Sq. Ft.	Site		0	80.	1.36	9									431,399						431,400	

IN PROCESS APPRAISAL SUMMARY

Use Code		Land Size	Building Value	Yard Items	Land Value	Total Value	Legal Description		User Acct
101		3975.000	240,800		431,400	672,200			
Total Card		0.091	240,800		431,400	672,200	Entered Lot Size		
Total Parcel		0.091	240,800		431,400	672,200	Total Land:		
Source:		Market Adj Cost		Total Value per SQ unit /Card:	482.90	/Parcel: 482.9	Land Unit Type:		

Total Card / Total Parcel
672,200 / 672,200
672,200 / 672,200
672,200 / 672,200

**USER DEFINED**

Prior Id # 1:	91288
Prior Id # 2:	
Prior Id # 3:	
Date	Time
12/11/20	01:11:24
PRINT	
LAST REV	
ASR Map:	
Fact Dist:	
Reval Dist:	
Year:	
LandReason:	
BldReason:	
CivilDistrict:	
Ratio:	

PREVIOUS ASSESSMENT

PREVIOUS ASSESSMENT									Parcel ID	142.0-0001-0014.0
Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date
2020	101	FV	240,900	0	3,975.	431,400	672,300	672,300	Year End Roll	12/18/2019
2019	101	FV	200,000	0	3,975.	404,400	604,400	604,400	Year End Roll	1/3/2019
2018	101	FV	206,700	0	3,975.	334,300	541,000	541,000	Year End Roll	12/20/2017
2017	101	FV	206,700	0	3,975.	307,400	514,100	514,100	Year End Roll	1/3/2017
2016	101	FV	206,700	0	3,975.	280,400	487,100	487,100	Year End	1/4/2016
2015	101	FV	195,100	0	3,975.	275,000	470,100	470,100	Year End Roll	12/11/2014
2014	101	FV	195,100	0	3,975.	255,600	450,700	450,700	Year End Roll	12/16/2013
2013	101	FV	195,100	0	3,975.	243,200	438,300	438,300		12/13/2012

SALES INFORMATION

SALES INFORMATION		TAX DISTRICT		PAT ACCT.	
Grantor	Legal Ref	Type	Date	Sale Code	Sale Price
	12304-203		10/5/1972		33,000
				No	No
					N

BUILDING PERMITS

Date	Number	Descrip	Amount	C/O	Last Visit	Fed Code	F. Descrip	Comment
9/12/2004	859	Re-Roof	4,000					

Date	Result	By	Name
6/2/2018	Inspected	PH	Patrick H
5/11/2018	MEAS&NOTICE	BS	Barbara S
2/3/2009	Meas/Inspect	345	PATRIOT
4/18/2000	Inspected	264	PATRIOT
11/10/1999	Entry Denied	256	PATRIOT
1/1/1982		CS	

Sign: VERIFICATION OF VISIT NOT DATA _____ / _____ / _____

